Plat of Survey

of

A parcel of land described in a Warranty Deed recorded June 23, 1978 in Vol. 213 on Page 819 as Document No. 34641, as shown below:

Lot 27 Laurel Heights Addition being a subdivision located in the NE 1/4 of the NW 1/4 and the NW 1/4 of the NW 1/4 of Sec. 17 T. 2 N. R. 16 E. Walworth County, Wisconsin, being entirely in the City of Delavan, Wisconsin according to a plat recorded in Vol. 12 of Plats on page 65.
Also a parcel of land located in Lot 26 of Laurel Heights Addition City of Delavan, Walworth County, Wisconsin, described as follows, to-wit: Beginning at the NW corner of said lot 26; thence N. 71° 10' E. along the N'ly line of said Lot 26, 192.65 ft. to the NE corner of said Lot 26; thence SE'ly along the E'ly line of said Lot 26 to a point located S. 26° 18' E. 10.00 ft. from the last mentioned point thence S. 64° 05' W. 78.26 ft. thence S. 80° 44' W. 118.00 ft. to the place of beginning.

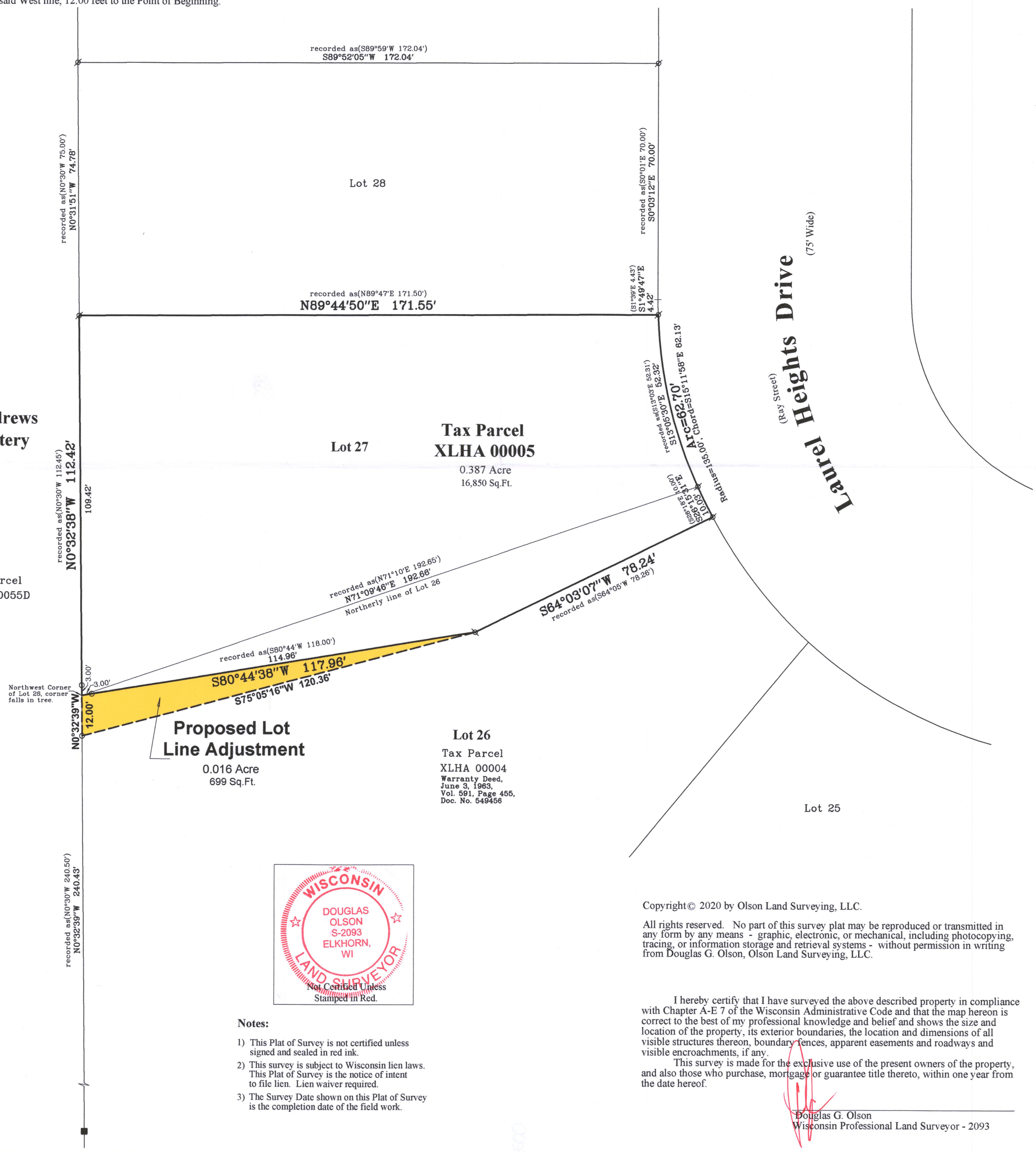
RECEIVED
FEB 04 2021
By SMK

Surveyed for: **Jerry & Jean Katzenberger**
586 Laurel Heights Drive
Delavan, Wisconsin. 53115

Bearings referenced to the plat of Laurel Heights Addition as shown on prior surveys of record.

Legal Description of Proposed Lot Line Adjustment

Part of Lot 26 of Laurel Heights Addition, a subdivision located in the Northwest 1/4 of the Northwest 1/4 of Section 17, Town 2 North, Range 16 East, City of Delavan, Walworth County, Wisconsin, described as follows: Begin at the Northwest corner of said Lot 26; thence North 80°44'38" East, along a Northerly line of lands described in a Warranty Deed recorded June 3, 1963 in Vol. 591 of Deeds on Page 455 as Doc. No. 549456, 117.96 feet to an iron pipe; thence South 75°05'16" West 120.36 feet to an iron pipe on the West line of said Lot 26; thence North 0°32'39" West, along said West line, 12.00 feet to the Point of Beginning.



WISCONSIN
DOUGLAS OLSON
S-2093
ELKHORN, WI
LAND SURVEYOR

Not Certified Unless Stamped in Red.

Notes:

1) This Plat of Survey is not certified unless signed and sealed in red ink.
2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.
3) The Survey Date shown on this Plat of Survey is the completion date of the field work.

Copyright © 2020 by Olson Land Surveying, LLC.

All rights reserved. No part of this survey plat may be reproduced or transmitted in any form by any means - graphic, electronic, or mechanical, including photocopying, tracing, or information storage and retrieval systems - without permission in writing from Douglas G. Olson, Olson Land Surveying, LLC.

I hereby certify that I have surveyed the above described property in compliance with Chapter A-E 7 of the Wisconsin Administrative Code and that the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

Douglas G. Olson
Wisconsin Professional Land Surveyor - 2093

2020.041

Sheet 1 of 1 Sheets

Drawing Name:

Job Reference Number
2020.041

Legend of Symbols & Abbreviations

- ■ Found Concrete Monument
- Ø Found Iron Pipe
- O Set Iron Pipe, 1" dia.
- ( ) Recorded Information

N North
S South
E East
W West
In Bearings
° Degrees
' Minutes
" Seconds
In Distances
' Feet
" Inches

OLSON LAND SURVEYING, LLC
Rural | Residential | Commercial

45 South Wisconsin Street | P.O. Box 322
Elkhorn, Wisconsin. 53121
Telephone: (262) 723-3434
Facsimile: (262) 723-8044
Email: doug@olsonsurveying.com
Website: www.olsonsurveying.com

Scale in Feet
1" = 20'
0' 10' 20' 40' 60'

Survey Date: May 15, 2020.
Revisions: No. 1 – Proposed Lot Line Adjustment